

**Town of Somers**  
**Camp Ayapo Ad Hoc Committee Minutes**  
**Thursday, March 6, 2014**  
**7:00pm - Kibbe Fuller**

**1. Call to Order**

The meeting was called to order by Chairman Brad Pellissier at 7:00pm. Members present were: Barbara Capuano, Patrice Carson, Lucas Cherry, Ed Giza, Walter Nielowocki, Brad Pellissier, Steve Squillace, and Dominic Wilson. Members absent were: Ken Coelho. Others present: There were 25 citizens in attendance.

**2. Public Comment**

AHCommittee members introduced themselves and their interest in serving on this Committee. Chairman Pellissier opened up the floor to the audience.

Q: Where is the lake located? Can you fish there? The AHCommittee is hoping the lake will get stocked by DEEP.

Q: How will parking be taken care of? It was explained that emergency access needs to be maintained so parking on the road may be limited or eliminated. Ideas have been discussed and there will be an onsite parking area.

Q: How many properties are involved? The focus of the AHCommittee is the piece containing the buildings.

Q: What department will oversee running the buildings? Most likely it will be the Town Recreation Department. There will be guest speakers from other similar facilities coming to speak with the AHCommittee on this topic.

Q: How did lots get taken out? Consensus of the audience was they were not happy there were lots taken out and asked if AHCommittee could recommend keeping all the land open space. It was explained this was done last summer before the AHCommittee was formed and that was a question for the Board of Selectmen.

Q: Are there plans to take down any of the buildings? Some are staying and some are being removed according to a plan that was shown to the audience.

Q: Has the Town committed any money to the project? No money committed from the Town right now. S. Squillace explained what he had for ideas on maintenance, volunteers, contacts and commitments.

Q: Liability? E. Giza had met with Town's insurance company and the Town's current policy provides a building risk policy.

Q: Maintenance? AHCommittee is looking at the short term but there needs to be some thought about long-term maintenance and there are examples. Avon has a

building tier fee system and it doesn't cost the town. Fees for use can make the camp self supporting. East Longmeadow has a part-time caretaker part of the year. Somers already has a Building Use Fee Schedule.

Q: Will night vs. day camping be allowed? Town insurance doesn't distinguish between day or night camping use.

Q: How will property be rented - how many can attend, type of functions allowed, noise levels, etc? The AHCommittee is looking at recommendations but the Fire Code will dictate maximum numbers.

Q: Should look at regional uses but Somers would control, like Lake of Isles.

Q: When can people go on the property? Once the town closes on the property, people can use the open space areas that are covered by the grant, but the building areas will need to be cleaned up before it is safe for the public to use them.

Q: Will there be a newsletter or something that people can follow what is happening with the property? The AHCommittee dissolves in June but maybe something could go on the town website. The AHCommittee will think about a recommendation to keep an organizational structure and move it forward.

Q: The Town Open Space funds were collected from developers who subdivided property and that money is to be used for buying open space, so why not buy it all here and not take lots out? Would have to petition the Board of Selectmen.

The Chairman closed by saying that the AHCommittee hopes this property will be a great benefit to the town and the hope is to help preserve the historical and natural aspects of it. Not all problems can be solved but the hope is to put a good plan in place to start.

### **3. Information from other communities**

D. Wilson reported on Northwest Park in Windsor which is town funded with no open space easement. There is a full-time resident caretaker, the property closes at dusk, and generates revenue. There are three full-time staff and part-time staff and a museum.

### **4. Correspondence**

W. Nieliwocki reported that at a Board of Selectmen meeting, 3.25 acres was approved to surround the buildings to be kept and the remaining area will be preserved for passive recreation purposes in perpetuity.

The Chair distributed several letters that were written to the AHCommittee.

**5. Plan for next meeting**

The next AHCommittee meeting will be on Thursday, March 20, 2014, beginning at 7:00pm in the Kibbe Fuller Building. The Chair will prioritize the issues as they have been presented to the AHCommittee for review at the next meeting. The AHCommittee will edit that report and vote on it at future meetings.

**6. Review of Minutes**

**February 6, 2014 - Motion by** E. Giza to approved the minutes as written. **Seconded by** B. Capuano - Unanimously voted.

**7. Adjournment**

**Motion by** P. Carson to adjourn the Camp Ayapo Ad Hoc Committee meeting at 8:54pm. **Seconded by** E. Giza - Unanimously voted.

Respectfully submitted,

Patrice L. Carson  
Committee Secretary